LANDSCAPING & TREE PLANTING

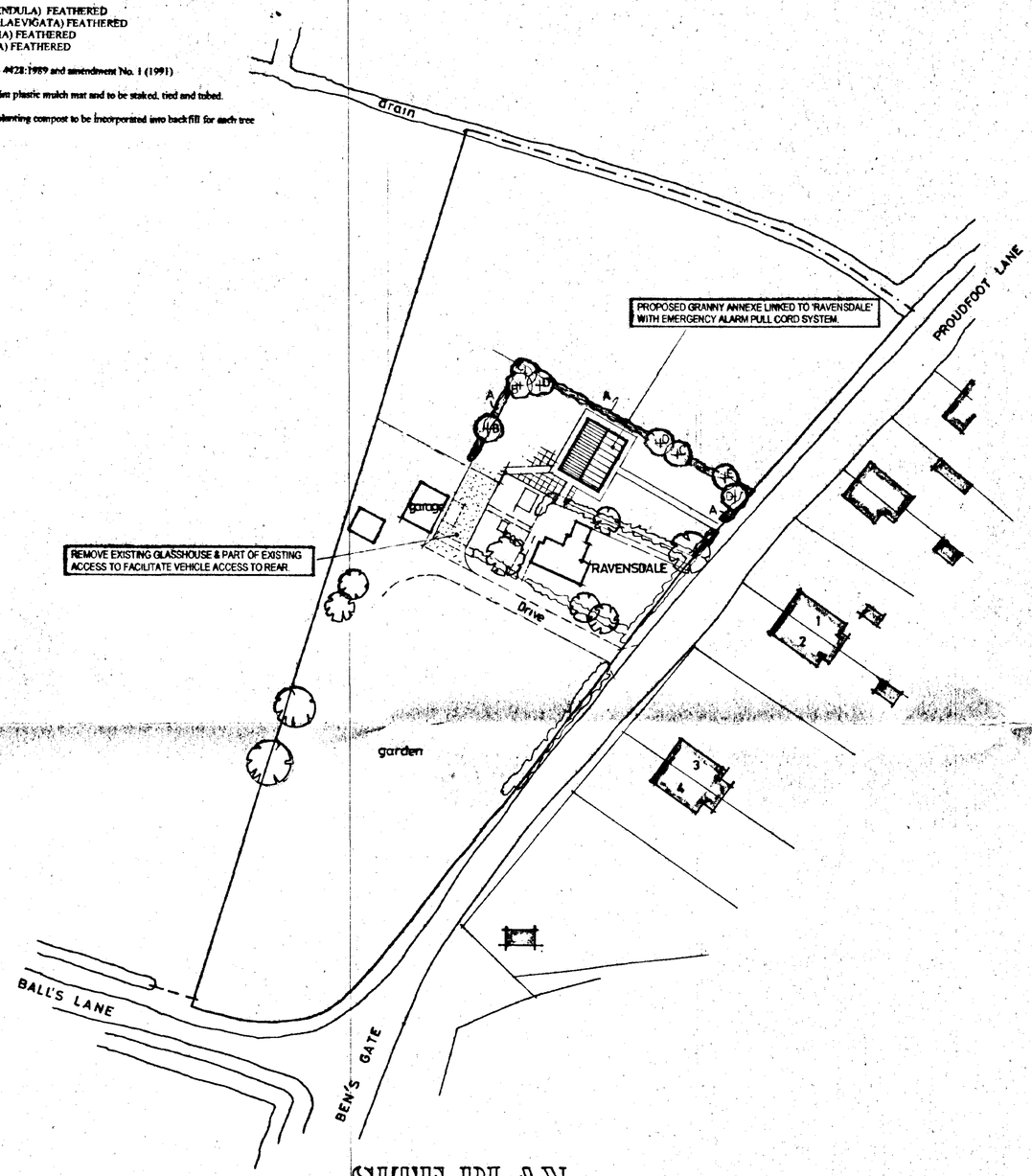
A MIXED HEDGE
- (a) Hawthorn (Crataegus Monogyna)
- (b) Beech (Fagus Sylvatica)
- (c) Blackthorn (Prunus Spinosa)
- (d) Buckthorn (Rhamnos Cathartica)

B SILVER BIRCH (BETULA PENDULA) FEATHERED
C HAWTHORN (CRATAEGUS LAEVIGATA) FEATHERED
D WHITE BEAM (SORBUS ARIA) FEATHERED
E BEECH (FAGUS SYLVATICA) FEATHERED

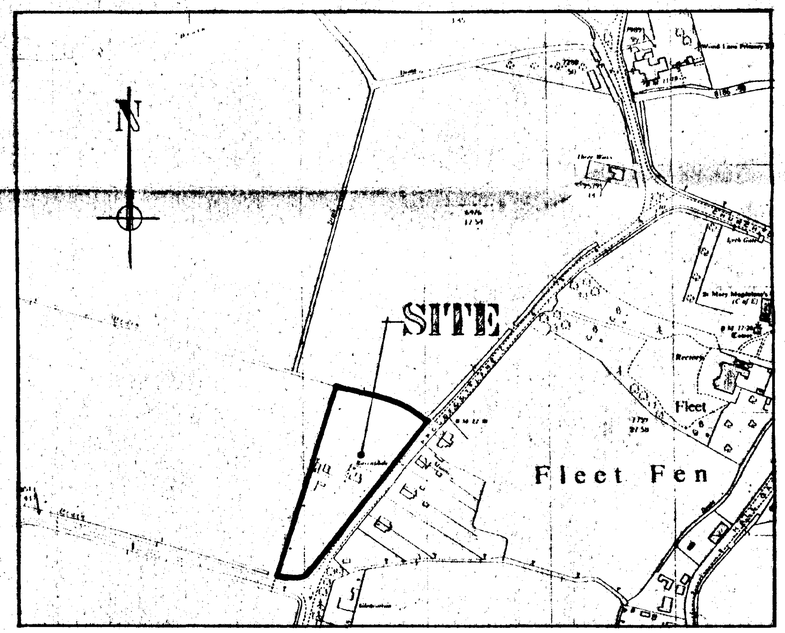
All planting to be in accordance with BS 4428:1989 and amendment No. 1 (1991)

All trees to be planted with a minimum 0.6m plastic mulch mat and to be staked, tied and tubed.

1/3 to ½ bag of peat free tree and shrub planting compost to be incorporated into backfill for each tree hole.



SITE PLAN
1 : 500



LOCATION PLAN
1 : 2500

SEPTIC TANK

Connect foul water drains to 800 gallon (2720 litre) for up to 4 people and 825 gallon (3750 litre) for up to 9 people 'Klargester' type septic tank constructed in accordance with LA requirements. The sub-irrigational drainage system to the septic tank is to be determined by percolation test in accordance with the provisions of clause 15.3.2 of BS 6297, 1983. The applicant is responsible for carrying out the tests and the minimum requirement is 30m² of sub-irrigational drainage or such length as may be determined by the test, whichever is the greater. The Council recommends that septic tanks, cesspools and settlement tanks be sited at a minimum distance of 12 metres (40 feet) from dwellings. Applicants are further advised that during times of inclement weather, the ground water level rises accordingly. It is essential that drainage falls to the septic tank are kept to the minimum say 1 in 80, and the tank particularly the bottle type, is modified by reducing its neck length by cutting to ensure that both inlet and outlet are maintained above ground water level. *Environment Agency* do not permit septic tank soakaway systems to be situated within 10 metres of any watercourse or to discharge effluent directly or indirectly into an aquifer.

SHOULD THE RESULTS OF THE PERCOLATION TEST PROVE TO BE UNSATISFACTORY FOR SEPTIC TANK DRAINAGE DUE TO IMPERVIOUS SOIL CONDITIONS SUCH AS CLAY, THEN A CESSPOOL OF 18,000 LITRES (4000 GALLONS) CAPACITY, OR MINI-PACKAGED TREATMENT PLANT MUST BE USED.

DO NOT SCALE FROM THIS DRAWING
This drawing is copyright and may not be altered, traced, photographed or used for any purpose other than that for which it is issued.
The General Contractor is to check all dimensions on site and report discrepancies to the Architect.
All details shown on this drawing including foundations are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions which may be discovered during construction unless reported to the Architect so that design amendments may be considered. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

SOUTH HOLLAND DC
HOUSING SERVICES
- 8 JAN 2001
Ref: 0019191

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

PROJECT:
PROPOSED GRANNY ANNEXE
RAVENS DALE
BENS GATE ROAD
FLEET

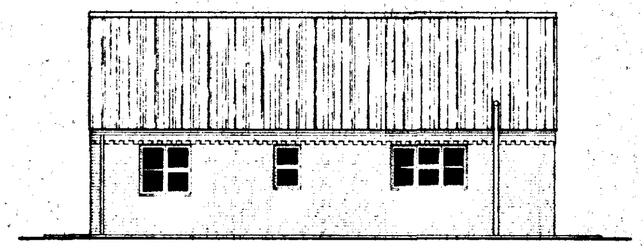
CLIENT:
MR & MRS B. WILSON

SCALES:	DATE:
AS INDICATED	*DEC 2000*

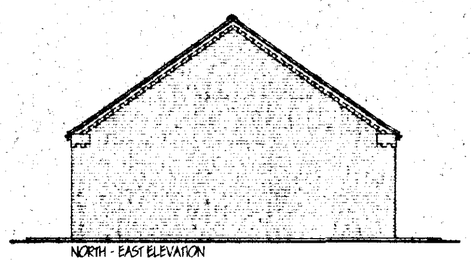
G.R.Merchant	DRAWING No.: *1819/00/1*

REVISIONS:

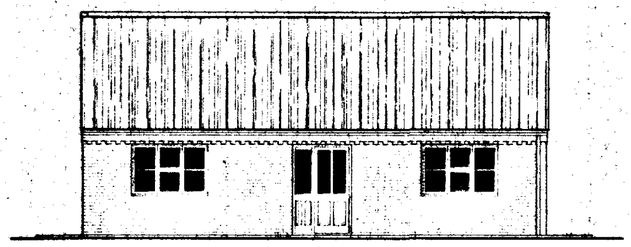
Summit DS (UK) 89962



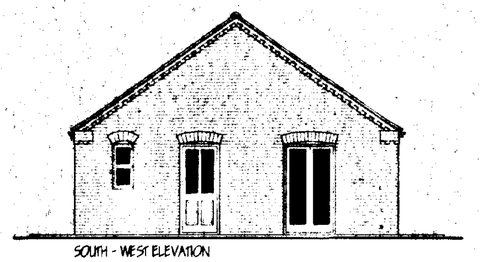
NORTH - WEST ELEVATION



NORTH - EAST ELEVATION



SOUTH - EAST ELEVATION



SOUTH - WEST ELEVATION

LIMITATIONS.
This drawing is limited in the amount of information contained and does not purport to contain a full specification of the works. It is solely for the purpose of obtaining Planning/ Building Regulation approval.
The drawing must not be used as a contract document alone.
All dimensions shall be taken from site from actual work. Under no circumstances shall measurements be scaled from this drawing for construction or ordering purposes.
All given dimensions shall be checked by the Builder / Contractor and will be his responsibility from commencement of site works.
The works will not be supervised or inspected on site by G.R. Merchant. or any representative thereof. It is the client or their appointed agents responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract etc.

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STANDARDS.
All materials to be new unless otherwise stated and all components and materials etc. to be used fitted and installed etc. in strict accordance with manufacturers instruction and relevant Code of Practice.
Materials shall conform to appropriate British Standard Specification or BBA Certificate or European Code equivalent.

HEALTH & SAFETY.
The Employer / Client shall ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health & Safety legislation for Building Sites and Work Places.
The Employer / Client is advised that should the works need to comply with the Construction Design and Management Regulations an independent Planning Supervisor will be required.

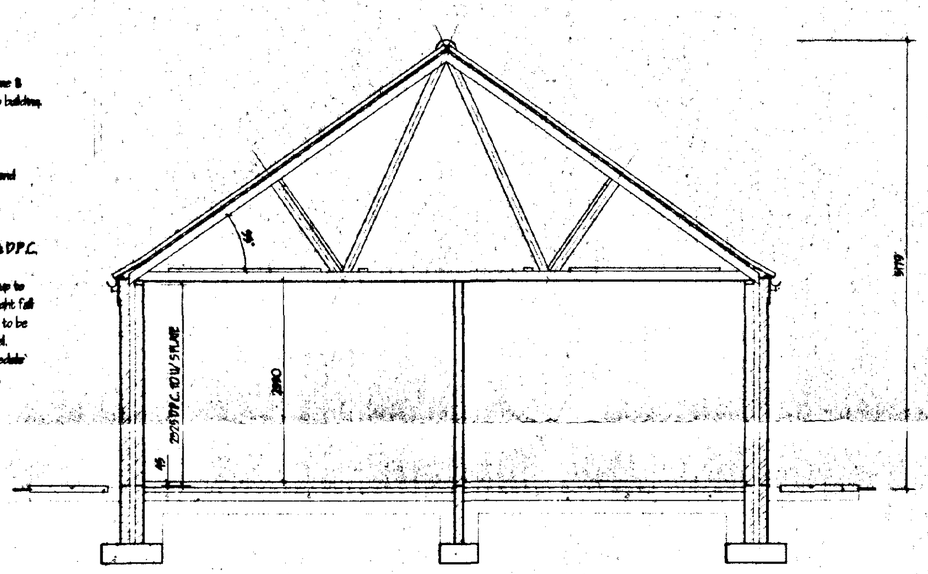
SCOPE OF THE WORKS.
The works shall comprise of all that is shown on the drawing and details. Work that may not be specifically shown but may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

LEVEL ENTRY THRESHOLD
Provide "JELD-WEN UK. LTD." Mobility door frame & threshold (FN29M-MOB) Principal entrance to building. All External doors to be 838mm wide.

INTERNAL DOORS.
All internal doors to ground floor habitable rooms and toilet accommodation to be 838mm wide.

FOOTPATHS/ DRIVES.
Provide min. 900mm wide footpath positioned at D.P.C. level and min 150mm away from face of wall to perimeter of building. At entrance positions ramp up to top of sub cill min 1:20 . All footpaths to have slight fall away from building. Gap between wall & footpath to be filled with 150mm depth of 20mm washed gravel.
Form 1.0m wide footpath from dwelling to 'Ravensdale' and road frontage, suitable for wheelchair access.

EMERGENCY ALARM PULL CHORD SYSTEM LINKED TO SOUNDER IN 'RAVENSDALE' SITED IN LOUNGE, KITCHEN, MAIN BEDROOM, BATHROOM & W.C.



SECTION

rev	revision	date

G. R. MERCHANT
I.ENG AMICE FIWO

ARCHITECTURAL, STRUCTURAL AND LAND DRAINAGE CONSULTANTS

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